

**Gary/New Duluth Small Area Plan
Plan Committee Meeting
September 30, 2013 - 6:00 p.m.
St. Elizabeth's Catholic Church**

Participants

Chuck Froseth, City of Duluth Planning
John Kelley, City of Duluth Planning
Mark Boden, Resident
Tom Borich, Resident
Frank Bucar, Resident
Paula Castleman, Lake Superior College
Robert Herling, MIC Representative
Curt Hoffman, Veit Representative
Dave Sarvela, ME Global
Mary White, Resident
Zandy Zwiebel, Planning Commission Representative

1. Welcome and Introductions

Kelley welcomed everyone and introductions were made by all attendees. Kelley asked for comment and/or revisions to the August meeting summary.

2. Discussion on commercial development opportunities

Kelley asked for additional comment on commercial opportunities in the study area. Committee members discussed the number of people employed at Iconic's, ME Global and Veit and the need for commercial and retail business that would complement possible future light industrial and manufacturing development on the US Steel plant and Atlas sites. The Stowe Recreation Area and possible improvements, and recreation programs was discussed as a potential regional attractor for residents and visitors. The recreation area could also attract other business to the area. Specialty shops such as a sporting goods store with equipment for rock climbing and mountain biking were also identified as potential uses. A grocery store and farmers market were discussed as opportunities to provide healthy foods for the area. A family oriented fun center, restaurant and sports bar could also be good additions for the area.

Paula Castleman representing Lake Superior College discussed the campus plans and how they relate to the neighborhood. Castleman discussed the need for student housing in the area. Castleman stated that a hotel would be a good use to accommodate the transient firefighting training program and stores and restaurants would be a good fit to.

Froseth discussed the current area zoned for commercial activity along Commonwealth Avenue. The committee discussed the possibility of reducing the

commercially zoned area in size but it was noted that additional discussion was needed.

The committee discussed the potential for residential infill and possible locations for new residential development. Areas identified for housing were between E. Reis Street and E. House Street, and in the area of 108th Avenue West. It was noted that there may be opportunity for housing west and north of Stowe Elementary School.

3. SAP Meeting Schedule

Next meeting is scheduled for Monday October 21, 2013 at 6pm.

Being no further business, the meeting was adjourned with thanks to all for their participation. Notice of future meetings will be provided.